



City of Carmel

CARMEL PLAN COMMISSION SPECIAL STUDIES COMMITTEE AGENDA

TUESDAY, NOVEMBER 1, 2005

**LOCATION: CAUCUS ROOMS
CARMEL CITY HALL
ONE CIVIC SQUARE
CARMEL, IN 46032**

**TIME: 6:00 P.M.
DOORS OPEN AT 5:30 P.M.**

The Special Studies Committee will meet to consider the following items:

1. **Docket No. 05080008 ADLS Amend: KinderCare Learning Center Signage**
The applicant seeks approval for a new ground sign.
The site is located at 10616 Lakeshor Dr. and is zoned S-2.
Filed by Bill Hutchison for Hutchison Signs and Electric Co.
2. **Docket No. 05100024 ADLS Amend: Burger King Outdoor Seating**
The applicant seeks approval to remove existing playground and landscaping and install outdoor seating and new landscaping.
The site is located at 613 E. Carmel Drive and is zoned B8.
Filed by Bill Beckett of WT Corporation for Burger King.
3. **Docket No. 05100018 ADLS Amend: Spring Mill Medical Signage**
The applicant seeks approval for a new directory sign and 2 new directional traffic signs.
The site is located at Southwest corner of 103rd and Illinois and is zoned B-3.
Filed by Paul Reis for Drewry Simmons Vornehm for Spring Mill Medical, LLC
4. **Docket No. 05080023 ADLS Amend: Two Parkwood - Firestone Signage**
The applicant seeks approval for a new wall sign.
The site is located at 310 E 96th St. is zoned B-6.
Filed by Steve Granner for Bose McKinney & Evans LLP.
5. **Docket No. 04090045 ADLS: O'Malia Fireplace.**
The applicant seeks approval of a building and parking lot expansion. The site is located at 220 South Range Line Road. The site is zoned B-1/Business.
Filed by Paul Reis of Drewry Simmons Vornehm, LLP for Helen J. O'Malia Trust.

6. **Docket No. 05060013 ADLS Amend: Carmel Office Park – Building 4**
The applicant seeks to construct a 10,105 square foot office/warehouse building and associated parking.
The site is located at 389 Gradle Drive and is zoned I1 (Industrial).
Filed by Mark Settlemyre of Foresight Engineering.
7. **Docket No. 05050003 Z: Fortune Rezone – CONTINUED TO JAN 3, 2006**
The applicant seeks to rezone 43.6 acres from S1 to PUD for the purpose of developing a site with single family homes, townhomes, and limited commercial uses. The site is located at 2555 W 131st Street and is zoned S1.
Filed by Charlie Frankenberger
8. **Docket No. 05080042 DP/ADLS Amend: Covenant Commercial Buildings**
The applicant seeks site plan and building approval for 2 buildings.
The site is located at 611 & 621 N Range Line Rd and is zoned B-5/Business within the Old Town Overlay- Character Sub-area.
Filed by Adam DeHart of Keeler-Webb Assoc. for Eric Snedecker.
9. **Docket Nos. 05080009 SP & 05080010 DP: Carmel Science & Tech Park, blk 7**
The applicant seeks approval for a development plan and 5 new lots.
The site is located southeast of Carmel Dr & Adams St and is zoned M-3/Manufacturing.
Filed by Mike DeBoy of DeBoy land Development Services, Inc.
10. **Docket No. 05080039 DP/ADLS : West Carmel Marketplace - Home Depot**
The applicant seeks site plan and building approval.
The site is southeast of 99th St. & Michigan Rd. and is zoned B-3/Business within the US 421 Overlay. Filed by Mary Solada of Bingham McHale for Home Depot.
11. **Docket No. 05090001 OA: Parking Ordinance Amendment**
The applicant seeks to amend the Zoning Ordinance, *Chapter 27: Additional Parking & Loading Regulations*, in order to modify parking standards.
Filed by the Carmel Department of Community Services.